



Villa - Chalet en venta en Nueva Andalucía, Marbella

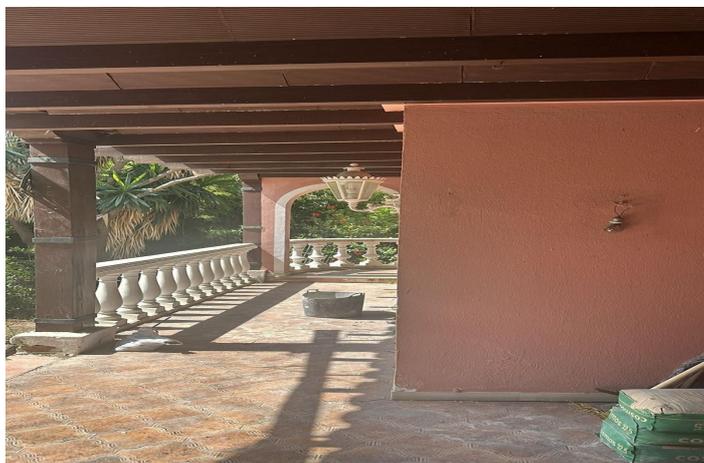
850.000 €

Referencia: R5308696 Dormitorios: 4 Baños: 3 Terreno: 690m² Construido: 200m² Terraza: 23m²



Some people buy finished homes.
Others prefer to decide
what their space should become.

Some look for comfort.
Others look for authorship.



**THE LAND PLOT IN
NUEVA ANDALUCÍA
WITH AN EXISTING VILLA.
SUITABLE FOR RENOVATION,
FULL REDEVELOPMENT,
OR A COMPLETE REBUILD**

Plot - 690 sq.m.

Villa for renovation:

Living space - 223 sq.m.,

Terrace - 80

Walking distance
to Puerto Banús



Costa del Sol, Nueva Andalucía

Investment Opportunity in Nueva Andalucía — Steps from Puerto Banús and the Beaches

A 223 m² villa set on a 690 m² plot — a renovation project with preliminary works already completed (the property has been partially stripped and windows removed), allowing you to immediately proceed with your own concept without additional demolition costs.

Location is the key asset.

Within walking distance to Puerto Banús, the beaches, and all amenities of Marbella: restaurants, boutiques, supermarkets, gym, hospital, and international schools.

This ensures strong liquidity and excellent potential both for private residence and for short- or long-term rental investment.

While the property is close to a road and some traffic noise may be present, this strategic location is precisely what creates an attractive entry price in one of the most sought-after areas of the Costa del Sol.

A rare opportunity to create a modern villa where demand consistently exceeds supply.



Características:

Características

Terraza Privada
Aptmnt. Huéspedes
Barbacoa
Sótano

Posición

Cerca de Golf
Cerca del Mar
Cerca de Tiendas
Cerca de Ciudad
Cerca de Colegios
Cerca de Marina

Jardin

Jardín Privado

Servicios Públicos

Electricidad

Orientación

Orientación Noreste
Orientación Suroeste

Estado

Necesita Reformas

Seguridad

Alarma

Categoría

Casas de vacaciones
Inversion

Vistas

Vistas a Montaña
Vistas al Campo
Vistas a Piscina
Vistas a Calle

Piscina

Piscina Privada

Aparcamiento

Garaje